

**City of Chula Vista
Parks and Recreation Commission
Minutes**

**Thursday – 6:30 p.m.
Public Works Center**

**June 19, 2003
1800 Maxwell Rd**

Meeting called to order by Vice Chair, Don Salcido at 6:31 p.m.

Staff Present: Buck Martin, Director of Recreation
 Dave Byers, Director of Public Works Operations
 Andy Campbell, Director of Building and Parks Construction
 Jack Griffin, Asst. Director of Building and Parks Construction
 Mary Hofmockel, Principal Landscape Architect
 Joe Gamble, Landscape Planner II
 Martin Miller, Associate Planner
 Duane Bazzel, Principal Planner
 Larry Eliason, Parks and Open Space Manager
 Ed Hall, Principal Recreation Manager
 Ted Nelson, Recreation Supervisor III
 Margarita Cellano, Recording Secretary

Guests: Peter Watry, Crossroads II, Representative
 John Norman, Brookfield Shea
 John Moore, Brookfield Shea
 Glen Schmidt, Schmidt Design Group
 Peggy Gentry, Chapin Land Management, Inc.

1. Roll Call/Motion to Excuse

Members Present: Commissioner Rude, Commissioner Salcido, Commissioner Weidner (arrived at 6:38 p.m.), Commissioner Strahl, and Commissioner Rios

Members Absent: Commissioner Ramos, Chair Perondi

MSC (Salcido/Rios) to excuse Commissioner Ramos and Chair Perondi from tonight's meeting.

2. Public Comments –

3. Action Items

- a. **Minutes of April 9, 2003 Special Meeting** – MSC (Rude/Rios) (Vote 4-0-0-2) to approve the minutes as presented.
- b. **Minutes of May 15, 2003** – Move to meeting of July 17, 2003
- c. **Otay Ranch Neighborhood Park – Village 11** – Mr. Joe Gamble (*Landscape Planner II*) talked briefly about the Neighborhood Park in Village 11, and introduced Mr. Glen Schmidt of Schmidt Design Group.

Mr. Schmidt stated that this park site is in Village 11, and is the only public neighborhood park within the Village, and its location is consistent with the central focus theme associated with the neo-traditional concept. The park is 7 acres north and east of the intersection Windingwalk Street and Exploration

Falls Drive. West of the park is the future Village 11 Elementary School site. San Diego Gas & Electric and San Diego County Water Authority easement is east of the park site, and also serves as an open space backdrop for the park site. To the north of the park site and a multi-family project, which elevated approximately 10 – 20 feet higher than the park, and single-family residences are proposed to be located south of Windingwalk Street and the park.

Mr. Schmidt discussed the recreation programming elements that include: softball field with overlaid multi-purpose area that is suitable for soccer activity, children's play area, picnic facilities, basketball court (lighted), tennis court (lighted, budget permitting), skate component, pedestrian walkways and paths, comfort station, on-site parking, and pedestrian and security lighting.

Mr. Schmidt discussed the design theme of the park that includes a ranch theme, and stated that the park is multi-tiered. In addition, architectural elements in the park are based on the design principles of Irving Gill, who is a famed San Diego architect.

Commissioner Strahl asked if dog-waste stations were an element of the park.

Mr. Gamble (Landscape Planner II) responded that dog-waste stations are a standard park component.

Commissioner Rios asked why the San Diego Gas & Electric easement was not being used at this park.

Mr. Gamble (Landscape Planner II) responded that San Diego Gas & Electric was not open to include active recreation on the easement.

Commissioner Weidner asked how much space is allotted for swings, and how many swings will be available.

Mr. Schmidt responded that 2 sets of swings are available; (1) 4-seat swing in the school age play area, and a 4-seat swing in the tot-area.

Commissioner Weidner stated that the trellises do not look wide enough for useable shade for park patrons, and asked about the size of the multi-purpose field for soccer play.

Mr. Schmidt responded that the trellises could be expanded, and stated that the multipurpose field meets the city's requirements for soccer field, and is multifunctional.

Commissioner Salcido asked about the pitch of the field, drainage of the field, and adequate lighting for the field (not for professional use).

Mr. Schmidt responded that the pitch is 2% and the drainage is across the field. Ms. Hofmockel (*Principal Landscape Architect*) responded that the lighting issue would be addressed at the July meeting, since staff was researching acceptable levels of lighting for certain types of play.

Discussion held on the suggested name of the park, "Windingwalk Park".

MSC (Rios/Strahl) (Vote: 5-0-0-2 Perondi and Ramos absent) to approve the Master Plan for the Neighborhood Park in Village 11 and recommend it to the City Council.

MSC (Rude/Rios) (Vote: 5-0-0-2 Perondi and Ramos absent) to approve the park name for the neighborhood park in Village 11 as Windingwalk Park.

- d. Greenbelt Master Plan – Mr. Duane Bazzel (*Principal Planner*) briefly discussed the proposed Greenbelt Master Plan. Mr. Bazzel reviewed and discussed the key issues raised at public workshops. In addition, Mr. Bazzel stated that the concerns raised (by the public, Parks and Recreation Commission, and the Planning Commission) were focused in five areas that include: Connectivity; Clarify Mapping & Text; Public Participation; Implementation Chapter, and Greenbelt Focus. Mr. Bazzel also distributed a copy of the Greenbelt Master Plan Meeting Schedule.

Mr. Bazzel also stated that he attended the Environmental and Open Space Committee of the General Plan Update (made up of Resource Conservation Commission plus additional environmental representatives from the larger San Diego community). Their issues included: strengthening comments in the document regarding the open space program that make up the open space walk within the Greenbelt system. Comments were made regarding the flood channel, and the desire to work with government agencies to restore the area where it is currently concrete (beyond Chula Vista control). In addition, Mr. Bazzel stated that they expressed support for the plan with focus on the trails, and connection to the park systems.

Mr. Bazzel stated that at the May 28, 2003 Planning Commission meeting, concerns raised included: Home Owners Association Fees, maintenance costs to the City (in case of a catastrophic event) for the trail system, patrolling the open space system, and safety (in the Otay Valley area).

Commissioner Salcido asked about the southwest section of the Greenbelt Plan, and asked whether this area would be developed or left as an open space area, and asked about connecting both north and south through mid-bayfront area.

Mr. Bazzel responded that the Sweetwater Marsh is a protected wildlife refuge, and development would not take place. There are existing nesting of birds currently. In addition, there is a joint Master Planning effort with Port District area (by J Street), to connect both sections to ensure there is a connected trail system. They are concerned about where open space trails will be placed; in addition, they have concerns related to having maximum flexibility with the Master Plan. The City is going to ensure that there is connected trail system through the area, and have appropriate open space links with the interface with the bay. The ultimate land-use is unknown at this time.

Discussion held on signage throughout the system.

Commissioner Strahl commented that he is concerned about how the Greenbelt will be maintained or what will happen after it is approved by the City Council.

Mr. Peter Watry stated that he is pleased that the Commission did not take action on the Greenbelt Master Plan on May 15, 2003, and waited to receive additional information from the public and Planning Commission. Mr. Watry also thanked the Commission for their efforts on the Greenbelt.

MSC (Rios/Strahl) (Vote: 4-0-1-2 with Perondi and Ramos absent and Weidner abstained because she was not at the 5/15/03 meeting when substantial discussion took place about the Greenbelt Master Plan) to recommend to the City Council to adopt and approve the Greenbelt Master Plan, and request that Mr. Bazzel return on July 17, 2003 and discuss any substantial changes to the Master Plan that he received subsequent, and place this item on the agenda as an action item.

- e. **Renaming the Village Six Neighborhood Park from Magdalena Park to Santa Venetia Park** - Mr. Miller (*Associate Planner*) informed the Commission that the City Council, held workshops to develop strategic themes. One of the themes is: Connected, Balanced and Cohesive Community, and the strategy is to "Foster a positive and shared community identity; encourage and value public participation; improve citywide mobility; and promote a balanced mix of housing, shopping and employment opportunities."

Mr. Miller stated that this strategy was established in part, due to the difficulties caused by the split in ownership in Village Five and the a lack of common community identity. Furthermore, Mr. Miller informed the Commission that in order to accommodate and implement Council's strategy, staff met with the Otay Ranch Company and the McMillin Company and the name Santa Venetia was chosen. Santa Venetia is one of the promenade streets that both Otay Ranch Company and McMillin share in common.

To establish more of a sense of community, staff proposed that the neighborhood park be named "Santa Venetia Park" in keeping with the village name. In addition, staff will also recommend to the Chula Vista Elementary School District that the elementary school be named Santa Venetia Elementary School.

Mr. Miller stated that staff concluded that one of the best methods to encourage a common community identity and sense of community is to use a shared name for Village Six and its major facilities such as parks and schools.

MSC (Strahl/Rude) (Vote: 5-0-0-2 with Ramos and Perondi absent) to recommend to the City Council that the Village Six Neighborhood Park be renamed from Magdalena Park to Santa Venetia Park.

4. **Information Items**

- a. Year-End Parks and Recreation Commission Report to the City Council – Mr. Martin (*Director of Recreation*) briefly discussed the Commission's year-end report. Chair Perondi will be asked to sign-off on the report.
- b. DRAFT – Rohr Park Report to City Council – Mr. Martin (*Director of Recreation*) briefly talked about the report that is being submitted to the City Council for consideration at their July 8, 2003 meeting. Commissioner Strahl stated that he would be attending that meeting.

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- c. Historical Bell – Mr. Byers (*Director of Public Works Operations*) informed the Commission that a proposal to place the City's Historical Bell in Memorial Park was received. Mr. Byers explained that the bell was removed from Chula Vista and sent to Yucaipa, CA. County Supervisor, Greg Cox, purchased a replacement bell for Yucaipa, CA in exchange for the City's Historical Bell. Furthermore, Mr. Byers stated that the plan is to place the bell in Memorial Park near the Heritage museum. Exact location is still undecided.
 - d. 3-Acrea Parcel Adjacent to Rohr Park – Mr. Martin (*Director of Recreation*) stated that this item would be placed on the July agenda.
 - e. Otay Valley Regional Park Concept – Ms. Hofmockel (*Principal Landscape Architect*) provided a copy of the park concept for review and information purposes.
- 5. **Unfinished Business - None**
 - 6. **New Business - None**
 - 7. **Written Communications - None**
 - 8. **Commission Comments -**
 - a. Commissioner Rude is attending the town-hall meeting on 6/21/03 at Bonita Vista High School.
 - b. Commissioner Strahl stated that cars were towed from the parking lot from the Chula Vista Golf Course, and stated that the Golf Course handled this in a very unprofessional manner. In addition, Commissioner Strahl stated that the Golf Course should have handled this issue differently, and asked that staff report in July as to what the outcome of this issue is, and status. Proper signage should be placed, and wanted to go on record as this being an outrage, and disgusting.
 - c. Commissioner Weidner stated that she received praising for programming at Heritage Park Center, and stated that the registration was easy. In addition, was surprised to see that some classes were not being offered again this session.
 - d. Vice-Chair Salcido stated that the Public Works Center is an ideal place to hold Parks and Recreation Commission meetings, and would like to request that a change in meeting venue be researched and return back in July with this information.
 - 9. **Staff Comments -**
 - a. Recreation Monthly Report – Mr. Martin (*Director of Recreation*) briefly discussed the monthly report.
 - b. Mr. Byers (*Director of Public Works Operations*) reported that he and a group of staff visited recreation and park facilities in San Diego. One of the venues that was visited was the Joan Croc Center.
 - 10. **Other - None**

Meeting adjourned at 8:38 p.m. to the next meeting of July 17, 2003 to be held in the Mercy Conference Room.

Submitted by:
Margarita Cellano
Recording Secretary